

071.0

0001

0084.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

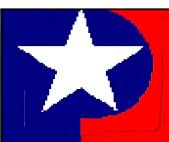
Total Card / 1,363,100

USE VALUE:

1,363,100 / 1,363,100

ASSESSED:

1,363,100 / 1,363,100



PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
84		BEVERLY RD, ARLINGTON

Legal Description						User Acct
						293009
						GIS Ref
						GIS Ref
						Insp Date
						06/27/18

OWNERSHIP

Unit #:

Owner 1: MUCCI GREGORY & KRISTEN	
Owner 2: MUCCI KRISTEN	
Owner 3:	

Street 1: 84 BEVERLY ROAD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: JENNINGS PAUL & ISAURA -

Owner 2: -

Street 1: 84 BEVERLY ROAD

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains .212 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 2007, having primarily Vinyl Exterior and 3666 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 1 HalfBath, 9 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		9241		Sq. Ft.	Site		0	70.	0.75	4									488,063			G9			488,100	

Total AC/HA: 0.21214

Total SF/SM: 9241

Parcel LUC: 101 One Family

Prime NB Desc: ARLINGTON

Total: 488,063

Spl Credit

Total: 488,100

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

Database: AssessPro - ArchiveProArling

apro

2023

EXTERIOR INFORMATION

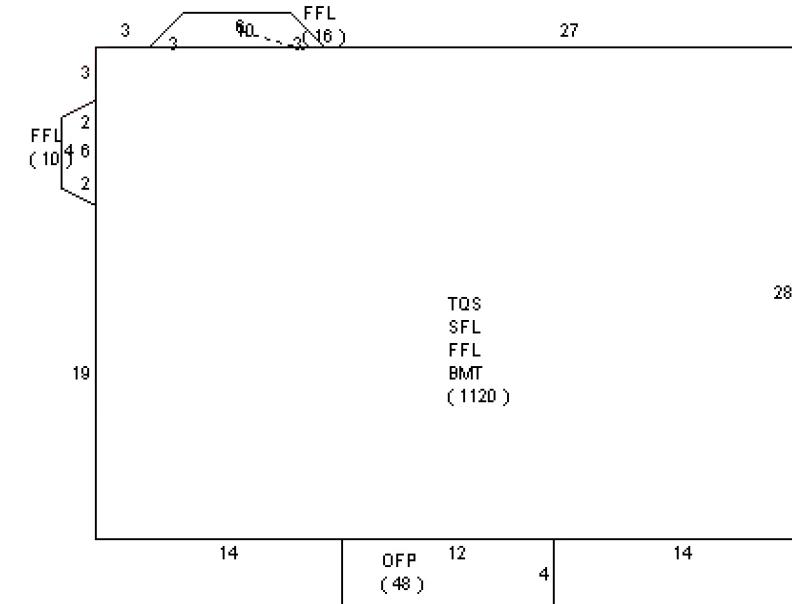
Type:	6 - Colonial
Sty Ht:	2T - 2 & 3/4 Sty
(Liv) Units:	1 Total: 1
Foundation:	1 - Concrete
Frame:	1 - Wood
Prime Wall:	4 - Vinyl
Sec Wall:	%
Roof Struct:	1 - Gable
Roof Cover:	1 - Asphalt Shgl
Color:	YELLOW
View / Desir:	

BATH FEATURES

Full Bath:	3	Rating: Very Good
A Bath:		Rating:
3/4 Bath:		Rating:
A 3QBth:		Rating:
1/2 Bath:	1	Rating: Very Good
A HBth:		Rating:
OthrFix:		Rating:

COMMENTS

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SKETCH**GENERAL INFORMATION**

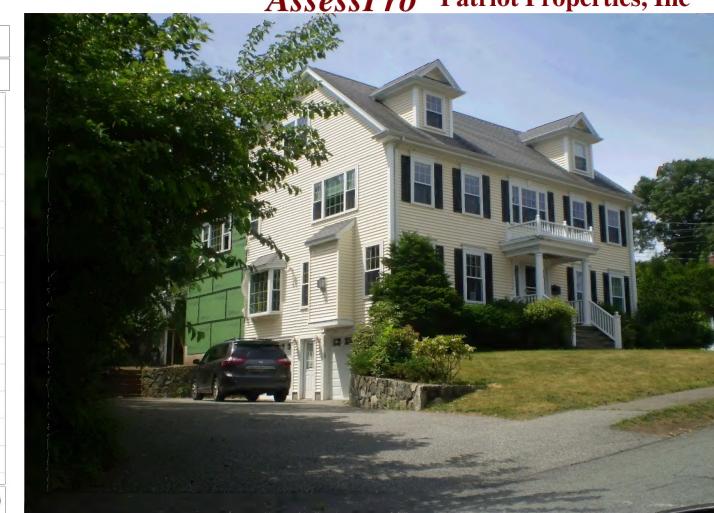
Grade:	B+ - Good (+)
Year Blt:	2007
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdct:	
Fact:	.
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wal:	2 - Plaster
Sec Int Wall:	%
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	15 - Carpet 30 %
Bsmnt Flr:	12 - Concrete
Subfloor:	
Bsmnt Gar:	2
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	2 - Gas
Heat Type:	1 - Forced H/Air
# Heat Sys:	1
% Heated:	100 % AC: 100
Solar HW:	NO Central Vac: NO
% Com Wal	% Sprinkled

DEPRECIATION**PHYSICAL CONDITION****FUNCTIONAL****ECONOMIC****SPECIAL****override****Total:****1.1 %****1.1 %****1.1 %****1.1 %****1.1 %****REMODELING****EXTERIOR****INTERIOR****ADDITIONS****KITCHEN****BATHS****PLUMBING****ELectric****HEATING****GENERAL****RES BREAKDOWN****No Unit****RMS****BRS****FL****1****9****4****Totals****1****9****4****CALC SUMMARY****Basic \$ / SQ:****Size Adj.:****Const Adj.:****Adj \$ / SQ:****Other Features:****Grade Factor:****NBHD Inf:****NBHD Mod:****LUC Factor:****Adj Total:****Depreciation:****Depreciated Total:****COMPARABLE SALES****Rate****Parcel ID****Typ****Date****Sale Price****WtAv\$/SQ:****AvRate:****Ind.Val****Juris. Factor:****Special Features:****Final Total:****Before Depr:****Val/Su Net:****Val/Su SzAd:****281.39****SUB AREA**

Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	Ten
FFL	First Floor	1,146	128.050	146,749	BMT	100	FLA	50		
BMT	Basement	1,120	52.820	59,160						
SFL	Second Floor	1,120	128.050	143,419						
TQS	3/4 Story	840	128.050	107,564						
OPF	Open Porch	48	43.860	2,106						
Net Sketched Area:					Total:					
Size Ad	3106	Gross Area	4554	FinArea	3666					

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make: Model: Serial #: Year: Color:

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
19	Patio	D	Y	1	10X16	V	VG	2007	6.89	T	4.8	101			1,000			1,000

More: N

Total Yard Items:

1,000

Total Special Features:

Total:

1,000